



Paradise Town Advisory Board

July 31, 2018

MINUTES

Board Members:	Susan Philipp—Chair- PRESENT Robert Orgill —Vice Chair- PRESENT John Williams – PRESENT	Bart Donovan – PRESENT Jon Wardlaw – EXCUSED
Secretary:	Maureen Helm 702-606-0747 mhelmtab@gmail.com	
Town Liaison:	Blanca Vazquez 702-455-8531 bva@clarkcountynv.gov	

I. Call to Order, Pledge of Allegiance, Roll Call(see above), County Staff Introductions

Dionicio Gordillo; Planning, Blanca Vazquez; Town Liaison, Stephanie Halasi; Administrative Specialist

Meeting was called to order by Chair Philipp at 7:00 p.m.

II. Public Comment:
None

III. Approval of June 26 , 2018 Minutes

Moved by: Williams
Action: Approve as submitted
Vote: 5-0 Unanimous

Approval of Agenda for July, 2018

Moved by: Orgill
Action: Approve, with changes
Vote: 5-0 Unanimous

IV. Informational Items

1. Announcements of upcoming neighborhood meetings and County or community meetings and events.(For discussion only)

V. Planning & Zoning

1. **WS-18-0462-MAH PEBBLE, LLC, ET AL:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) reduced departure distance from a street; and 2) reduced throat depth for a driveway.
DESIGN REVIEWS for the following 1) a mini-warehouse facility; and 2) to increase the finished grade in conjunction with a proposed mini-warehouse facility on 1.8 acres in a C-2 (General Commercial) Zone. Generally located on the northwest corner of Maryland Parkway and Pebble Road within Paradise. SS/pb/ja (For possible action) **BCC 8/8/18**

MOVED BY- Williams

APPROVE- Subject to IF approved staff conditions

VOTE: 4-0 Unanimous

2. **ET-18-400156 (WS-0323-16)-HEIVA HOLDINGS USA, LLC:**
WAIVER OF DEVELOPMENT STANDARDS FIRST EXTENSION OF TIME to commence increased wall height in conjunction with an approved single family residential subdivision on 12.9 acres in an R-E (Rural Estates Residential) Zone. Generally located on the east side of Pecos Road, 630 feet south of Maule Avenue within Paradise. JG/bk/ja (For possible action) **PC 8/21/18**

No show. Return to the August 14, 2018 TAB meeting

3. **VS-18-0483-UNIVERSITY BOARD OF REGENTS:**
VACATE AND ABANDON a portion of a right-of-way being Cottage Grove Avenue located between Maryland Parkway and Claymont Street within Paradise (description on file). CG/bk/ja (For possible action) **PC 8/21/18**

MOVED BY- Orgill

APPROVE- Subject to staff conditions

VOTE: 4-0 Unanimous

1 neighbor in attendance with questions

4. **ET-18-400160 (ZC-0183-16)-GIPSY, LLC:**
ZONE CHANGE SECOND EXTENSION OF TIME to reclassify 0.2 acres from R-2 (Medium Density Residential) (AE-65) Zone to C-2 (General Commercial) (AE-65) Zone for a parking lot in conjunction with an existing tavern.
DESIGN REVIEW for a parking lot on 0.9 acres. Generally located on the northwest corner of Naples Drive and Paradise Road within Paradise (description on file). JG/tk/ja (For possible action) **BCC 8/22/18**

MOVED BY-Donovan

APPROVE- Subject to staff conditions

VOTE: 4-0 Unanimous

5. **ET-18-400161 (UC-0458-14)-GIPSY, LLC:**
USE PERMIT SECOND EXTENSION OF TIME to reduce the separation from an outside dining area (patio) to a residential use.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** allow modified landscaping standards; **2)** increased wall height; and **3)** reduced parking.
DESIGN REVIEWS for the following: **1)** an outside dining area (patio) with a pool; and **2)** freestanding sign in conjunction with an existing tavern and nightclub on 0.7 acres in a C-2 (General Commercial) (AE-65) Zone. Generally located on the northwest corner of Paradise Road and Naples Drive within Paradise. JG/tk/ja (For possible action) **BCC 8/22/18**

MOVED BY- Williams

APPROVE- Subject to staff conditions

VOTE: 4-0 Unanimous

6. **UC-18-0474-EAGLE PARADISE, LLC & THAYERACK, LLC:**
USE PERMIT for a proposed massage establishment within an existing shopping center on a portion of 5.3 acres in a C-2 (General Commercial)(AE-65) Zone within a portion of the MUD-2 Overlay District. Generally located on the north side of Harmon Avenue and the east side of Paradise Road within Paradise. JG/md/ja (For possible action) **BCC 8/22/18**

MOVED BY- Orgill

APPROVE- Added condition; 1 review as public hearing , and all other staff conditions

VOTE: 4-0 Unanimous

7. **UC-18-0512-FX LUXURY LAS VEGAS II, LLC:**
USE PERMITS for the following: **1)** on-premises consumption of alcohol (service bar & supper club); **2)** art gallery/studio; and **3)** vehicle rental (scooters).
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** permit an art gallery/studio outside where required to be inside an enclosed building; **2)** permit vehicle rental to be conducted outside where required to be inside an enclosed building.
DESIGN REVIEWS for the following: **1)** a proposed retail structure for vehicle rentals (scooters); **2)** an outside display area with a proposed vehicle rental business; and **3)** an outside art gallery/studio location in conjunction with an existing retail center on 4.5 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the east side of Las Vegas Boulevard South, 850 feet south of Harmon Avenue within Paradise. JG/al/ja (For possible action) **BCC 8/22/18**

MOVED BY-Donvan

APPROVE- Added conditions; 1 year review as public hearing, relocate artist to the eastern most edge of the enclosed area . Subject to all other staff conditions

VOTE: 3-1 Philipp opposed

8. **ZC-18-0508-AUM GURUDEV PROPERTIES, LLC:**
ZONE CHANGE to reclassify 0.7 acres from R-1 (Single Family Residential) Zone to C-2 (General Commercial) Zone in the MUD-2 Overlay District.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduced parking; and **2)** increased building height.
DESIGN REVIEWS for the following: **1)** a proposed hotel; and **2)** alternative landscape on 0.7 acres in a C-2 (General Commercial) Zone in the MUD-2 Overlay District. Generally located on the east side of Bruce Street and 640 feet south of Flamingo Road within Paradise (description on file). CG/mk/ja (For possible action) **BCC 8/22/18**

MOVED BY-Donovan

APPROVE- Subject to staff conditions

VOTE: 4-0 Unanimous

1 neighbor spoke against project

- VI. General Business
1. Regional Transportation Commission gave an update on the
"Onboard - Future Transit Plan initiative,
Including the Maryland parkway project and Resort Corridor Feasibility Study
(For possible action)
- VII. Public Comment
None
- VIII. Next Meeting Date
The next regular meeting will be August 14, 2018
- IX. Adjournment
The meeting was adjourned at 8:40 pm